

HARBOR PARK OFFICE CENTER

33920 U.S. Hwy 19 N | Palm Harbor, Florida

OFFICE SUITES AVAILABLE FOR LEASE

- Palm Harbor's premier office building
- Professional on-site management
- Full service lease includes porter service Mon - Fri
- Abundant parking (5 : 1,000 SF ratio)
- 24-hour card key tenant access



Property Description:

Harbor Park is a 3 story mid-rise office building located in the heart of the Palm Harbor market of North Pinellas County. The building offers highly efficient floor plates that helps maximize space utilization for tenants and increases the amount of exterior glass per square foot leased. Computer controlled energy management system reduces costs and automatically manages air temperatures for each tenant's comfort. The building is fully cabled for fiber optic (FIOS) and digital communications (Spectrum). Abundant parking (5:1000 SF) with covered parking available. The building offers tenants a corporate campus-like setting with an abundance of mature oaks and landscaped grounds.

Location Description:

Harbor Park Office Center is conveniently located on the northwest corner of U.S. Hwy 19 and Nebraska Avenue in Palm Harbor. The property's location offers tenants excellent exposure and visibility along U.S. 19. In addition, the property features easy ingress and egress from both U.S. 19 and Nebraska with a signalized intersection.

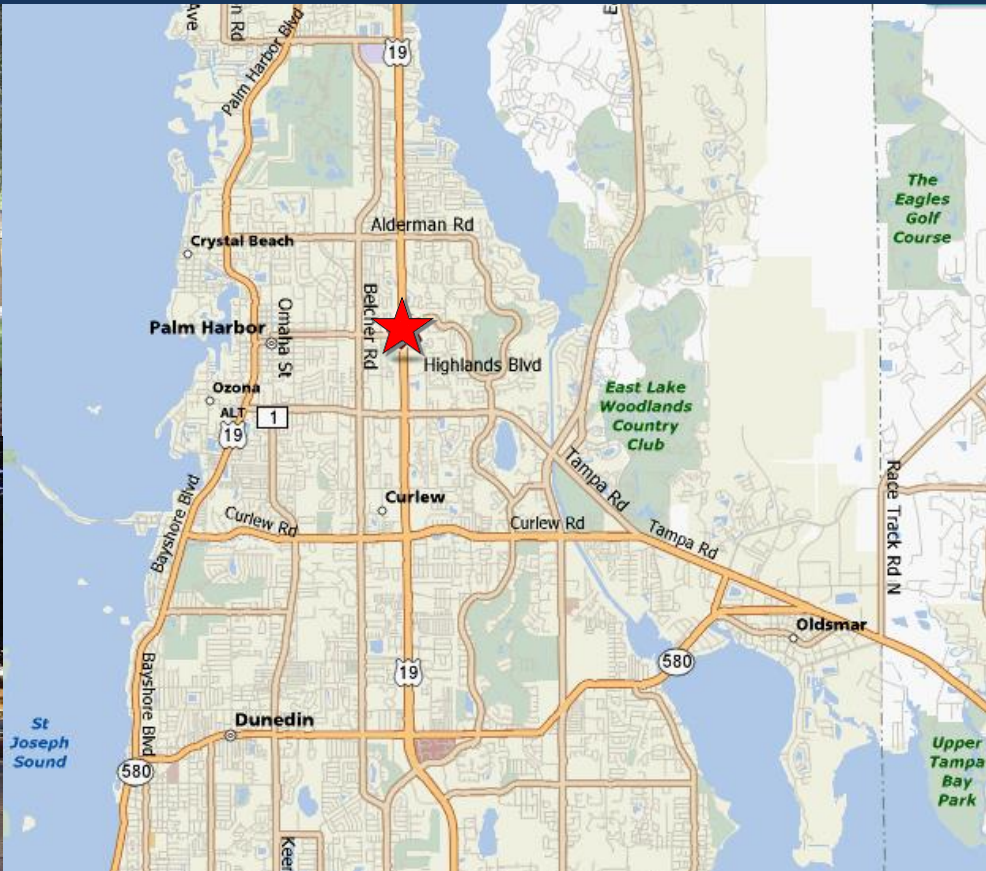
For information, contact:

Kevin Stipe
813.317.4497
kgstipe@gmail.com

Stipe Realty Group, LLC
33920 US Highway 19 N,
Suite 280
Palm Harbor, FL 34684
M 813.317.4497
T 727.786-8788
F 727.786.2016

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Available Spaces:

Suite	Size	Available	Description
Suite 210	1,849 SF	Immediate	Class A Office Space, Large Open Work Area, Conference Room, Perimeter Offices.
Suite 250	1,352 SF	5/1/2024	Class A Office Space, Reception Area, Perimeter Offices, B
Suite 330	1,897 SF	Immediate	Class A Office Space, Open Work Area, Interior and Perimeter Offices, Break Room.
Suite 340	4,562 SF	8/1/2024	Class A Office Space, Reception Area, Interior and Perimeter Offices, Conference Room.
Suite 350	9,689 SF	Immediate	Class A Office Space, Reception Area, Interior and Perimeter Offices, Conference Room, Large Break Room and Open Work Area.

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